

A Regular Meeting of the City Council was held Tuesday, May 12, 2020 at 7:05 PM in the Emergency Operations Center in the Police Headquarters located at 411 Midland Avenue, Garfield, NJ 07026.

Mayor Richard Rigoglioso presided. City Clerk Andrew J. Pavlica announced that the meeting was being held in accordance with provisions of the Open Public Meetings Act and under guidelines set forth by the New Jersey Division of Local Government Services in an email dated March 12, 2020 for the conduct of Council Meetings under a Health Emergency. City Clerk Pavlica announced that adequate notice was provided by mail, fax and email to the Official City newspapers and to other interested parties and by posting the meeting notice on the bulletin boards in City Hall and on the City Website. City Clerk Pavlica also announced that, although not required, a special public notice was also published in the May 9, 2020 edition of the Bergen Record newspaper advising of this meeting being held remotely, and the public was also directed to the City Website for guidance in order to listen and watch and participate. City Clerk Pavlica advised that these actions have been taken to protect the health, safety and welfare of the people of Garfield due to the Coronavirus Pandemic.

Councilmembers Present: Richard Rigoglioso

Councilmembers Present Telephonically: Louis G. Aloia, Frank J. Calandriello, Erin N. Delaney and Joseph Delaney

Also Present: City Clerk Andrew J. Pavlica

Also Present Telephonically: City Manager Thomas J. Duch, City Attorney Robert Ferraro, Labor Counsel John Lavin, City Engineer Kevin J. Boswell, City Auditor Dieter Lerch, Interim Chief Financial Officer Roy Riggitano and Redevelopment Agency Attorney Francis Regan

COVID-19 VIRUS UPDATE

Mayor Rigoglioso said that as of today, Garfield has 780 cases of the Coronavirus and has had 45 deaths. He asked everybody to keep those families in their thoughts and prayers. He said that he wanted to remind all City residents, especially the residents without insurance, that on Friday, May 15th, the City was setting up a walk-up testing site behind City Hall. He said that they will have the antibodies test and they will also have the nose swab test and saliva test. He said that all City residents are welcome and it is open to all Bergen County residents. He said that he hopes that a lot of Garfield residents take advantage of this, especially City residents without insurance. He said that this is a free testing opportunity for City residents and that no insurance is required. He said that the City is in talks with Vornado and WalMart to set up a testing site, there three days a week, hopefully starting next week. He said that there will be more information and details to follow, but right now, the talks are in the early stages, and they are looking to set up a three day testing site in that area. He said that people will have to register online and they only take those with insurance. He said that Garfield is doing its part to get everybody tested. He said that it is important that people get tested in the State of New Jersey, and that 7,500 are tested a day in New Jersey, and the goal is to get to 75,000 tested a day.

City Manager Duch reported that City Officers responded to four unattended deaths from May 1, 2020 to May 8, 2020, which was a 300% increase from the same period in 2019. He said that City Officers responded with EMS to 55 medical calls from May 1, 2020 to May 8, 2020, which was a 14% decrease from the same period in 2019. He said that City Police Personnel continue to provide security at both Board of Education Food Distribution Sites daily. He said that the City Police Department received a directive from the Bergen County Prosecutor's Office this past Friday that all Departments, County-wide, can begin to plan to return to normal work schedules, beginning on May 18, 2020. He said that right now, City Police Officers are working a 12 hour shift, rather than an 8 hour shift, and it has been working well. He said that the City's Office of Emergency Management continues to be manned daily, and on weekends, and they have conducted surveys of the personal protective equipment possessed by the City and they are developing a central purchasing plan so moving forward, the City knows exactly what is in possession for every single Department. He said that at his request, Officer Rebecca Schmidt did a social distancing survey in City Hall and has come up with numerous recommendations. He said that he has met with a number of the Department Heads and they are working on implementing procedures to make City Hall safer when it does re-open to the public. He said that Alternate Side of the Street Parking will commence again in stages starting Monday, May 18, 2020. He said that for the first two weeks, there will be no summonses, but warnings only. He said that this will allow the public to get used to it and the City can begin the Spring Cleanup with the new Street Sweeper Program. He said that

COVID-19 VIRUS UPDATE

the Emergency Management Office is in planning stages with the Board of Education Administration on students and teachers returning to the Schools to pick up their personal items. He said that Schools had closed so quickly and many students and teachers have personal items in the schools that need to be retrieved. He said that there have been initial phone meetings with the City Recreation Department and the Boys and Girls Club about the potential to open Day Camps this Summer. He said that coordination continues with the Health Department to make sure that the Governor's Orders are enforced. He said that Emergency Management has also been working with the City Finance Office to begin to apply for FEMA financial assistance that will be done in stages. He said that the City intends to apply on a rolling basis as the costs to the City come in, so hopefully the City can be reimbursed quicker for expenses associated with this pandemic. He said that the Fire Department has responded to 13 emergency calls from May 1, 2020 to May 8, 2020, including one mutual aid call to a structure fire in the Borough of Lodi. He said that the City Health Department continues to conduct unannounced checks on businesses for Executive Order violations, unsatisfactory conditions, and guidance has been sent out by the Health Department for food safety, cleaning and sanitizing protocols, and they have provided posters for businesses. He said that at this moment, the City has one part-time Telecommunicator out of work, one DPW Employee out of work, three City Hall employees have returned, the Police Department at this time has no Officers out due to the CoVid-19 Crisis.

REPORTS OF OFFICERS

City Manager Duch reported on the following:

1. The Sew Sistas continue to sew masks, and masks have been made available through the Boys and Girls Club. He said that masks will be distributed from the Boys and Girls Club at 490 Midland Avenue on May 18th and May 22nd. He said that a \$5 donation is suggested.
2. He spoke on the 2020 Federal Census and the need to urge all Garfield citizens to participate. Councilmember Erin Delaney reported on encouraging the public to participate in the 2020 Federal Census, and how she believes that at this time, 53.9% of Garfield residents have responded and how that number needs to increase significantly. She said that in 2010, Garfield had a 66% response rate, and a mailer will go out asking residents to participate so that Garfield has a better response rate in 2020.
3. The CoVid-19 Testing which is scheduled to be held behind City Hall on Friday, May 15, 2020. He thanked Bergen County Executive James J. Tedesco III for his assistance in this endeavor.
4. The CoVid-19 Testing to be held at the WalMart Store located at 174 Passaic Street on Mondays, Wednesdays and Fridays from 7:00 AM to 9:00 AM.
5. The cancellation of the Independence Day Fireworks.
6. The Local Government Needs Survey that was filed with the County of Bergen.
7. The Municipal Response Survey that was filed with Bergen County Community Development.
8. The policy that there will be no water shut-offs or the levying of any fines or penalties during the Coronavirus Crisis.
9. The \$10,000 grant from the Russ Berrie Foundation that will be used to conduct a Community Needs Assessment administered by the New York University School of Medicine.

REPORTS OF OFFICERS

10. The \$10,000 Fund from the Polish and Slavic Federal Credit Union to assist volunteer groups that are trying to help the community.
11. The New Jersey Department of Transportation Local Aid Application to improve Semel Avenue from Prospect Street to Midland Avenue. Semel Avenue will be improved by PSE&G from Prospect Street to River Drive.
12. The 2020 Road Paving Program.
13. Proposed Basketball Courts in Columbus Field.
14. The Little League Field and Soccer Field Turf in Belmont Oval off Spring Street that needs to be addressed as reported by City Engineer Kevin Boswell. The field is a Field Turf field called Duraspine that was involved in lawsuits relating to marketing practices or premature breakdown and the Borough of Little Ferry did proceed with litigation and they are in the final stages of a negotiated settlement with that manufacturer to replace the field which also was a Duraspine Field. The City would like the field replaced at the same price that is being achieved through litigation that is happening in another municipality, through a cooperating purchasing program with preferred pricing for the City of Garfield. The City already has approximately \$240,000 in grant money for this \$500,000 field replacement project. The City will also apply for other grants for this project.
15. The Fleischer's Brook Improvement Project near the Middle School off Lanza Avenue.
16. The most recent Table of Equalized Valuation which shows the City of Garfield at 80.16 of equalized valuation.
17. The Notice that was received from the Passaic Valley Water Commission that says that some of the larger buildings that have remained unoccupied during the Coronavirus Pandemic need to have their internal water systems flushed extensively before allowing their employees, students or visitors to reoccupy the school or building.
18. The recent Reorganization Meeting of Bergen County Community Development at which he was elected Chairman.

PROPOSED PILOT ORDINANCES

The City Council and Cabinet discussed proposed PILOT Ordinances for City Council consideration of introduction at this evening's meeting involving Redevelopment sites at 290 River Drive, 99 Passaic Street and 100 Passaic Street.

RESOLUTIONS

Resolution No. 20-126

WHEREAS, Almighty God, in His Infinite Wisdom, has seen fit to remove from our midst, on April 23, 2020, Dr. Kenneth Conte, the longest serving City Official in the City of Garfield at the time of his death, with 38 years on the Board of Education and 8 years on the City Council, and WHEREAS, "Doc" Conte was a Physician and former Staff Member of Saint Mary's Hospital in Passaic, was the Correctional Health Physician for the Bergen County Jail, was the Garfield Junior Boilermakers Physician for 15 years, was the former Medical Director and Chief of Staff for Kennedy Memorial Hospital in Saddle Brook, was the Founder and Medical Advisor of the country's first high school EMT Program and curriculum including EMT Certification which graduated its first class in July 1999 at Garfield High School, he was a Private Medical Practitioner in Primary Care from 1971 until his passing, and he had so many other involvements, and

RESOLUTIONS

WHEREAS, he was a former Deputy Mayor of the City of Garfield, and a former Board of Education President, and

WHEREAS, he was Garfield PBA Local No. 46 Citizen of the Year and Silver Card Recipient, he was Saddle Brook UNICO Citizen of the Year, he was Garfield Volunteer Ambulance Corps Citizen of the Year, he was recognized as Man of the Year by the City of Garfield, and was recognized by the Columbus Day Parade Committee of the Borough of Lodi, and was the recipient of so many other awards, and

WHEREAS, his passing touched with sorrow the people of Garfield and its governing body,
NOW THEREFORE, BE IT RESOLVED by the City Council of the City of Garfield, Bergen County, New Jersey, that profound sorrow and heartfelt sympathy are hereby expressed to the family and friends of Dr. Kenneth Conte in their hour of bereavement over the tremendous loss endured by his passing.

On call of roll, Ayes 5

(Sgd) Erin N. Delaney
Joseph Delaney

Resolution No. 20-127

WHEREAS, Fire Company No. 1 has advised that they have accepted Roger Mura of 400 Midland Avenue, Garfield, New Jersey 07026, as a regular active member, effective May 10, 2020,
NOW THEREFORE BE IT RESOLVED by the City Council of the City of Garfield, Bergen County, New Jersey that the action taken by Fire Company No. 1 with respect to the above matter, is hereby approved.

On call of roll, Ayes 5

(Sgd) Erin N. Delaney
Joseph Delaney

Resolution No. 20-128

WHEREAS, Fire Company No. 1 has advised that they have accepted Miguel Ortiz of 87 Bogart Avenue, Garfield, New Jersey 07026, as a regular active member, effective May 10, 2020,
NOW THEREFORE BE IT RESOLVED by the City Council of the City of Garfield, Bergen County, New Jersey that the action taken by Fire Company No. 1 with respect to the above matter, is hereby approved.

On call of roll, Ayes 5

(Sgd) Erin N. Delaney
Joseph Delaney

Resolution No. 20-129

WHEREAS, Bonita Vaccaro, 138 Marsellus Place, who is the holder of a Disabled Person I.D. Card No. P2234820, has filed application for a handicapped parking sign to be placed at her address, and
WHEREAS, the Police Department has conducted an investigation and recommend approval of the application,

NOW THEREFORE, BE IT RESOLVED by the City Council of the City of Garfield that one parking space be designated as reserved for "Handicapped Parking", located on the east curb line of Marsellus Place commencing 33 feet north of the intersection of Marsellus Place and Harrison Avenue and run an additional 20 feet north from that point.

FURTHER RESOLVED that the Traffic Safety Control Division is hereby authorized and directed to erect an appropriate sign at the above location.

On call of roll, Ayes 5

(Sgd) Erin N. Delaney
Joseph Delaney

Resolution No. 20-130

WHEREAS, Lourdes Zevallos, 35 Prospect Street, who is the holder of a Disabled Person I.D. Card No. P2036300, has filed application for a handicapped parking sign to be placed at her address, and
WHEREAS, the Police Department has conducted an investigation and recommend approval of the application,

NOW THEREFORE, BE IT RESOLVED by the City Council of the City of Garfield that one parking space be designated as reserved for "Handicapped Parking", located on the west curb line

RESOLUTIONS

of Prospect Street commencing 216 feet north of the intersection of Prospect Street and Liberty Street and run an additional 20 feet north from that point.

FURTHER RESOLVED that the Traffic Safety Control Division is hereby authorized and directed to erect an appropriate sign at the above location.

On call of roll, Ayes 5

(Sgd) Erin N. Delaney
Joseph Delaney

Resolution No. 20-131

A RESOLUTION APPROVING FEDERAL GRANT AGREEMENT NO. 2019-DT-BLA-206 BETWEEN THE NEW JERSEY DEPARTMENT OF TRANSPORTATION AND THE CITY OF GARFIELD FOR THE GARFIELD REVITALIZATION STREETScape & PEDESTRIAN SAFETY PROJECT (PHASE 1) CITY OF GARFIELD (\$1,150,000)

WHEREAS, the City of Garfield has undertaken the Garfield Revitalization Streetscape & Pedestrian Safety Project (Phase 1), and;

WHEREAS, Resolution No. 19-393 previously authorized the execution of an agreement between the New Jersey Department of Transportation and the City for a Transportation Alternatives Program grant, and;

WHEREAS, a federal grant has been allocated in the amount of ONE MILLION ONE HUNDRED FIFTY THOUSAND DOLLARS AND 00/100 (\$1,150,000), and;

WHEREAS, these federal grant monies shall help pay for the cost of the project in the amount of ONE MILLION ONE HUNDRED FIFTY THOUSAND DOLLARS AND 00/100 (\$1,150,000), and;

WHEREAS, pursuant to the applicable grant regulations and requirements, the City of Garfield recognizes the following information:

Federal Project No. TAP-0401 (300)

Authorized Representative: Thomas J. Duch, Esq., City Manager

Name of Project: Garfield Revitalization Streetscape & Pedestrian safety Project (Phase 1)

WHEREAS, it is in the best interest of the City of Garfield to enter into the subject Federal Grant Agreement No. 2019-DT-BLA-206 with the Department of Transportation.

NOW THEREFORE BE IT RESOLVED, by the Mayor and Council of the City of Garfield, that;

1. The aforesaid recitals are incorporated herein as though fully set forth at length.
2. The Mayor and Council hereby authorizes Mayor Richard Rigoglioso or his lawfully designated designee, to execute any and all documents and take any and all actions necessary to complete and realize the intent and purpose of this Resolution.
3. The Mayor and Council hereby approves Federal Grant No. 2019-DT-BLA-206 for the above described purpose.
4. This Resolution shall take effect immediately.

On call of roll, Ayes 5

(Sgd) Erin N. Delaney
Joseph Delaney

Resolution No. 20-132

Resolution: Approval to submit a grant application and execute a grant contract with the New Jersey Department of Transportation for the Semel Avenue Road Improvements project

NOW, THEREFORE, BE IT RESOLVED that Council of the City of Garfield formally approves the grant application for the above stated project;

WHEREAS, the City of Garfield Mayor and Council are desirous of milling, paving, and making

RESOLUTIONS

road improvements to Semel Avenue between Prospect Street and Midland Avenue; BE IT FURTHER RESOLVED that the Mayor and Clerk are hereby authorized to submit an electronic grant application identified as MA-2021-Semel Avenue Road Improvements-00073 to the New Jersey Department of Transportation on behalf of the City of Garfield for milling, paving, and making road improvements to Semel Avenue between Prospect Street and Midland Avenue; BE IT FURTHER RESOLVED that the Mayor and Clerk are hereby authorized to sign the grant agreement on behalf of the City of Garfield and that their signature constitutes acceptance of the terms and conditions of the grant agreement and approves the execution of the grant agreement.

On call of roll, Ayes 5

(Sgd) Erin N. Delaney
Joseph Delaney

Resolution No. 20-133

A RESOLUTION AUTHORIZING THE CITY ENGINEER TO CONDUCT A SITE INVESTIGATION FOR 213-225, 239-246, 256 AND 263 RIVER DRIVE
WHEREAS, the City of Garfield is interested in the acquisition of the above referenced parcels in connection with the River Drive Improvement Project, Phase 2, and;
WHEREAS, a Preliminary Assessment was performed and identified environmental Areas of Concern (AOCs) thereby requiring further environmental study, and;
WHEREAS, the City Engineer has submitted a proposal April 28, 2020 to provide the requisite environmental engineering services
NOW THEREFORE BE IT RESOLVED, the City Engineer is hereby authorized to perform a Site Investigation of these parcels pursuant to the terms in a proposal dated April 28, 2020 for a total cost not to exceed \$26,000

On call of roll, Ayes 5

(Sgd) Erin N. Delaney
Joseph Delaney

Resolution No. 20-134

A RESOLUTION AUTHORIZING THE CITY ENGINEER TO PROVIDE DESIGN AND INSPECTION SERVICES FOR THE 2020 ROAD IMPROVEMENT PROGRAM
WHEREAS, the Mayor and Council of the City of Garfield are desirous of implementing the 2020 Road Improvement Program, and;
WHEREAS, detailed plans and specifications are necessary to publicly bid this improvement and inspection services are necessary to ensure compliance with the contract requirements, and;
WHEREAS, the bid documents will provide for a base bid and multiple alternate bid items in order to maximize the utilization of the funding appropriation authorized by the governing body,
NOW THEREFORE BE IT RESOLVED, the City Engineer is hereby authorized to prepare the requisite bid documents and provide inspection services in accordance with the approved hourly rate schedule for a total fee not-to-exceed \$150,000

On call of roll, Ayes 5

(Sgd) Erin N. Delaney
Joseph Delaney

BILLS AND CLAIMS

Resolution No. 20-135

RESOLVED by the City Council of the City of Garfield that the following Bills No. 2235 to 2236 covering Dog Trust Fund and Dedicated Penalty Trust Fire Department totaling \$576.60 and the Current Fund Reserve totaling \$11,989.55 and the Current Fund totaling \$4,217,127.76 and the

BILLS AND CLAIMS

Water Fund totaling \$97,886.54 and the General Capital Fund totaling \$5,242.50 and the Water Capital Fund totaling \$12,124.00 per attached Computer Lists, dated May 8, 2020, be ordered paid and the proper officers are hereby authorized to issue checks for same provided there are funds in the respective appropriations, and

BE IT FURTHER RESOLVED that the action of the Mayor, City Clerk and City Treasurer in issuing checks in payment on the Ratification List, which includes forty eight (48) items prior to the meeting be ratified.

See

the

following pages numbered _____

for

Bills

and

Claims

ORDINANCES

Ordinance No. 2835

The following entitled ordinance was introduced at a Regular Meeting held Tuesday, April 28, 2020; it was duly published; a copy was posted on the bulletin board in City Hall; copies were made available to the general public and having complied with the law, this ordinance was not read in full, and the City Council can now proceed with the public hearing and final passage:

BOND ORDINANCE TO AUTHORIZE THE 2020 ROAD IMPROVEMENT PROGRAM IN, BY AND FOR THE CITY OF GARFIELD, IN THE COUNTY OF BERGEN, STATE OF NEW JERSEY, TO APPROPRIATE THE SUM OF \$1,200,000 TO PAY THE COST THEREOF, TO MAKE A DOWN PAYMENT, TO AUTHORIZE THE ISSUANCE OF BONDS TO FINANCE SUCH APPROPRIATION ANTICIPATION NOTES IN ANTICIPATION OF THE ISSUANCE OF SUCH BONDS

City Clerk Pavlica read the ordinance by title.

Mayor Rigoglioso declared a public hearing on same and asked if there were any objections.

There being done, Mayor Rigoglioso declared the public hearing closed.

Councilmember Erin N. Delaney moved that said ordinance do now pass on final passage and that the City Clerk be directed to publish said ordinance in full together with the statement or notice required by law. Councilmember Joseph Delaney duly seconded the motion.

On call of roll, Ayes 5

Ordinance No. 2836

The following entitled ordinance was introduced at a Regular Meeting held Tuesday, April 28, 2020; it was duly published; a copy was posted on the bulletin board in City Hall; copies were made available to the general public and having complied with the law, this ordinance was not read in full, and the City Council can now proceed with the public hearing and final passage:

BOND ORDINANCE TO AUTHORIZE THE REPLACEMENT OF THE SYNTHETIC TURF ATHLETIC FIELD AT LAFASO FIELD IN, BY AND FOR THE CITY OF GARFIELD, IN THE COUNTY OF BERGEN, STATE OF NEW JERSEY, TO APPROPRIAE THE SUM OF \$510,000 TO PAY THE COST THEREOF, TO MAKE A DOWN PAYMENT, TO AUTHORIZE THE ISSUANCE OF BONDS TO FINANCE SUCH APPROPRIATION AND TO PROVIDE FOR THE ISSUANCE OF BOND ANTICIPATION NOTES IN ANTICIPATION OF THE ISSUANCE OF SUCH BONDS

City Clerk Pavlica read the ordinance by title.

Mayor Rigoglioso declared a public hearing on same and asked if there were any objections.

There being done, Mayor Rigoglioso declared the public hearing closed.

Councilmember Erin N. Delaney moved that said ordinance do now pass on final passage and that the City Clerk be directed to publish said ordinance in full together with the statement or notice required by law. Councilmember Joseph Delaney duly seconded the motion.

On call of roll, Ayes 5

MOTION TO TABLE ORDINANCES

Councilmember Calandriello moved to table the three proposed ordinances authorizing PILOT agreements. Councilmember Aloia duly seconded the motion.

On call of roll, Ayes 2, Nays 3 – Councilmembers Erin N. Delaney, Joseph Delaney and Rigoglioso

MOTION DEFEATED

ORDINANCES

Councilmember Erin Delaney introduced in writing the following ordinance entitled:

AN ORDINANCE OF THE CITY OF GARFIELD, COUNTY OF BERGEN, NEW JERSEY APPROVING THE PILOT APPLICATION AND AUTHORIZING THE MAYOR AND CITY CLERK PURSUANT TO N.J.S.A. 40A:20-1 ET SEQ. TO EXECUTE A FINANCIAL AGREEMENT BY AND BETWEEN THE CITY OF GARFIELD AND MERIDIA GARFIELD 99, URBAN RENEWAL, LLC FOR PROPERTY LOCATED ON BLOCK 23, LOTS 25, 28 & 29 AS SHOWN ON THE OFFICIAL TAX MAP OF THE CITY OF GARFIELD AND LOCATED IN THE PASSAIC STREET REDEVELOPMENT AREA

City Clerk Pavlica read the ordinance by title.

Councilmember Erin Delaney moved that this ordinance entitled: “AN ORDINANCE OF THE CITY OF GARFIELD, COUNTY OF BERGEN, NEW JERSEY APPROVING THE PILOT APPLICATION AND AUTHORIZING THE MAYOR AND CITY CLERK PURSUANT TO N.J.S.A. 40A:20-1 ET SEQ. TO EXECUTE A FINANCIAL AGREEMENT BY AND BETWEEN THE CITY OF GARFIELD AND MERIDIA GARFIELD 99, URBAN RENEWAL, LLC FOR PROPERTY LOCATED ON BLOCK 23, LOTS 25, 28 & 29 AS SHOWN ON THE OFFICIAL TAX MAP OF THE CITY OF GARFIELD AND LOCATED IN THE PASSAIC STREET REDEVELOPMENT AREA” do now pass on first reading and remain on file with the City Clerk for public inspection until public hearing thereon and further consideration thereof which shall be held June 9, 2020 at 7:00 PM in the new Police Station in Garfield and that the City Clerk be directed to publish said ordinance in full together with the notice of such hearing in The Record, at least seven days prior to the hearing.

The motion, duly seconded by Councilmember Joseph Delaney, was on roll call adopted by the following vote and the motion was declared adopted and said ordinance passed on first reading: Ayes 3, Nays 2 – Councilmembers Aloia and Calandriello

Councilmember Erin Delaney introduced in writing the following ordinance entitled:

AN ORDINANCE OF THE CITY OF GARFIELD, COUNTY OF BERGEN, NEW JERSEY APPROVING THE PILOT APPLICATION AND AUTHORIZING THE MAYOR AND CITY CLERK PURSUANT TO N.J.S.A. 40A:20-1 ET SEQ. TO EXECUTE A FINANCIAL AGREEMENT BY AND BETWEEN THE CITY OF GARFIELD AND MERIDIA GARFIELD 100, URBAN RENEWAL, LLC FOR PROPERTY LOCATED ON BLOCK 14.02, LOT 4.01 AS SHOWN ON THE OFFICIAL TAX MAP OF THE CITY OF GARFIELD AND LOCATED IN THE PASSAIC STREET REDEVELOPMENT AREA

City Clerk Pavlica read the ordinance by title.

Councilmember Erin Delaney moved that this ordinance entitled: “AN ORDINANCE OF THE CITY OF GARFIELD, COUNTY OF BERGEN, NEW JERSEY APPROVING THE PILOT APPLICATION AND AUTHORIZING THE MAYOR AND CITY CLERK PURSUANT TO N.J.S.A. 40A:20-1 ET SEQ. TO EXECUTE A FINANCIAL AGREEMENT BY AND BETWEEN THE CITY OF GARFIELD AND MERIDIA GARFIELD 100, URBAN RENEWAL, LLC FOR PROPERTY LOCATED ON BLOCK 14.02, LOT 4.01 AS SHOWN ON THE OFFICIAL TAX MAP OF THE CITY OF GARFIELD AND LOCATED IN THE PASSAIC STREET REDEVELOPMENT AREA” do now pass on first reading and remain on file with the City Clerk for public inspection until public hearing thereon and further consideration thereof which shall be held June 9, 2020 at 7:00 PM in the new Police Station in Garfield and that the City Clerk be directed to publish said ordinance in full together with the notice of such hearing in The Record, at least seven days prior to the hearing.

The motion, duly seconded by Councilmember Joseph Delaney, was on roll call adopted by the following vote and the motion was declared adopted and said ordinance passed on first reading: Ayes 3, Nays 2 – Councilmembers Aloia and Calandriello

ORDINANCES

Councilmember Erin Delaney introduced in writing the following ordinance entitled:

AN ORDINANCE OF THE CITY OF GARFIELD, COUNTY OF BERGEN, NEW JERSEY APPROVING THE PILOT APPLICATION AND AUTHORIZING THE MAYOR AND CITY CLERK PURSUANT TO N.J.S.A. 40A:20-1 ET SEQ. TO EXECUTE A FINANCIAL AGREEMENT BY AND BETWEEN THE CITY OF GARFIELD AND MERIDIA GARFIELD 290, URBAN RENEWAL, LLC FOR PROPERTY LOCATED ON BLOCK 50.01, LOT 1 AS SHOWN ON THE OFFICIAL TAX MAP OF THE CITY OF GARFIELD AND LOCATED IN THE KALAMA SITE REDEVELOPMENT AREA

City Clerk Pavlica read the ordinance by title.

Councilmember Erin Delaney moved that this ordinance entitled: “AN ORDINANCE OF THE CITY OF GARFIELD, COUNTY OF BERGEN, NEW JERSEY APPROVING THE PILOT APPLICATION AND AUTHORIZING THE MAYOR AND CITY CLERK PURSUANT TO N.J.S.A. 40A:20-1 ET SEQ. TO EXECUTE A FINANCIAL AGREEMENT BY AND BETWEEN THE CITY OF GARFIELD AND MERIDIA GARFIELD 290, URBAN RENEWAL, LLC FOR PROPERTY LOCATED ON BLOCK 50.01, LOT 1 AS SHOWN ON THE OFFICIAL TAX MAP OF THE CITY OF GARFIELD AND LOCATED IN THE KALAMA SITE REDEVELOPMENT AREA” do now pass on first reading and remain on file with the City Clerk for public inspection until public hearing thereon and further consideration thereof which shall be held June 9, 2020 at 7:00 PM in the new Police Station in Garfield and that the City Clerk be directed to publish said ordinance in full together with the notice of such hearing in The Record, at least seven days prior to the hearing.

The motion, duly seconded by Councilmember Joseph Delaney, was on roll call adopted by the following vote and the motion was declared adopted and said ordinance passed on first reading: Ayes 3, Nays 2 – Councilmembers Aloia and Calandriello

CITIZENS AND TAXPAYERS

City Clerk Pavlica read the following statements and questions that were received via email:

Tana Raymond, 93 Spring Street

DREW: HERE ARE MY QUESTIONS.

IN THE MIDST OF THIS PANDEMIC MANY OF OUR GARFIELD FAMILIES ARE HURTING FINANCIALLY. SOME HAVE NO MONEY TO FEED THEIR FAMILIES OR PAY THEIR RENT.

1. WHY ARE WE GIVING A PILOT TO THE DEVELOPER BUILDING ON PASSAIC ST AND MONROE SAVING HIM THOUSANDS OF DOLLARS AND NOT HELPING OUR GARFIELD FAMILIES WITH A TAX BREAK?

2. WHAT IS HE GIVING US AS THE DEVELOPER FOR THE CITY? HOW MUCH IN DOLLARS?

3. WHY IS HE GETTING A LONG TERM PILOT? WE HAVE GREAT BUSINESSES HERE IN OUR CITY SUCH AS THE VENETIAN. HE DOES SO MUCH FOR THE CITY AND IS A GOOD NEIGHBOR WITH BEAUTIFUL PROPERTY AND HE DOESN'T GET A PILOT?

4. WHICH COUNCIL PERSON IS CLOSE OR CONNECTED TO THIS DEVELOPER. I AM TOLD ONE OF OUR COUNCIL MEMBERS HAS A DINNER MEETING WITH THIS DEVELOPER QUITE OFTEN.

CITIZENS AND TAXPAYERS

5. FOR MR FERRARO...IS THIS LEGAL OR AT THE VERY LEAST A CONFLICT? I WANT ANSWERS TO THESE QUESTIONS OR I WILL HAVE TO ASK THEM ON SOCIAL MEDIA.

A STATEMENT WHICH IS MY OPINION: PLEASE READ.

THIS COUNCIL IS THE LEAST TRANSPARENT I'VE EVER SEEN AND I HAVE BEEN ATTENDING COUNCIL MEETINGS FOR 35 PLUS YEARS AND SERVED ON THE COUNCIL FOR 81/2 YRS. IT IS VERY DISHEARTENING AND DISAPPOINTING HOW THEY HAVE TAKEN AWAY THE RIGHTS AND THE VOICE OF OUR CITIZENS. THERE WILL BE MORE TO COME!!!!

City Clerk Pavlica read the following statements and questions which were sent in electronically during the conduct of this meeting by Patricia Nayda:

I hear this gentleman giving all the figures for what they are going to receive for the PILOT vs. what they are receiving now. Can you tell me the \$\$ figures of what they would receive with a normal property tax including school tax vs. the PILOT? Honestly I have no children in school. Can you give me a PILOT just on land and forgo my school tax? Will property taxes get lowered for the taxpayers now that the PILOT is passed? The BOE is asking for 5%, however, we are approving PILOTS with NO school taxes. I also have no children in school. Can I please have my school tax reduced? Thank you.

COUNCILMEMBER COMMENTS

Councilmember Aloia said that he hopes everyone is safe and healthy and that their families are well. He said that he hopes that Governor Phil Murphy opens up businesses soon because that is also a difficult thing, and it has to be done smartly and it has to be done carefully. He said that he is praying that the Churches open, and that all these things can be developed in a way that can make it prosperous for everyone, and keep everyone healthy and safe. He said that in regard to development, there is no question that the Council, way before this Council, started the Redevelopment in this town. He said that the WalMart property at 274 Passaic Street, and Redevelopment on River Drive, and Signature Place at 950 River Drive, all that came before this. He said that none of those Redevelopments were done with a PILOT. He said that a 100% PILOT, given to one developer, is not the question; the question is, the Partnership with his rental abilities. He said that if the Developer chooses not to rent, the City gets nothing; and if he chooses to rent low, the City gets nothing. He said that the City is not partnering with a commitment to a true number. He said that the real number is \$50 million on that Redevelopment, and he is not really sure if that number is true. He said that he would like to see the assessed value of the Venetian Restaurant located at 546 River Drive, because it is the largest and most exclusive piece of development in the City of Garfield. He said that he would love to see what its value is, compared to what is going to be developed at the Kalama Chemical site located at 290 River Drive. He said that the Kalama property has been contaminated for a very long time, but there was no way to develop a contaminated piece of property, because the State Department of Environmental Protection prohibited it. He said that that was wise, and the property had to be remediated. He said that it is done, it is remediated, and if this developer chooses to develop on it, that is great. He said that all he is asking is that the City puts itself in the best financial situation, not in a make-believe financial situation, but in a true situation. He said that percentages are what counts, not just a projection. He concluded by wishing that everyone remain safe.

Councilmember Calandriello said that he understands that there are great potential on these properties, and the fact that they are stagnant is a great mystery to him, because there are three votes out there that are unified. He said, "Why it has not been moving along, you guys have to answer that". He said that that property has been contaminated and is contaminated. He said that he has asked who is doing the cleanup presently and who has been doing the cleanup in the past and he does not get answers. He asked, "Who are the owners of the property?" He questioned if they are

COUNCILMEMBER COMMENTS

the people with whom the City is negotiating, and if it is not, why is the City negotiating with them. He said that he really wants these questions answered. He said that he has never voted against Redevelopment, he has voted against bad projects. He said that he is very pro-development. He said that he has voted to redevelop over 43 acres in the City and that is his record. He said that every project gave the City contributions for City improvements. He said that every project pays school taxes and every project had some sort of cleanup that they had to perform. He spoke on the reasons that some Redevelopment Projects have been delayed, including a decision by a judge in a court case involving eminent domain. He said that if things were done the right way, maybe development on Passaic Street would happen sooner. He spoke on the need to ask for Requests For Proposals, rather than just developing with one property owner or developer. He spoke on there being a lot of inquiries regarding Passaic Street. He said that the Passaic Street area is a good area for development and he spoke against it being loaded up with apartments, without parking and water and sewer studies. He said that he would like to know what Maschio's Food Service has been doing for the Seniors. He said that he would like to know who is paying for the food and delivering the food. He questioned if the City has been advertising for the Recreation Director position now that Chris O'Reilly has moved on to the Borough of Glen Rock. He said that the Easter Egg Hunt was cancelled and he questioned what was done with everything that was purchased. He spoke on the signs throughout town that expresses support for small businesses during the CoVid-19 Pandemic and economic hardship, and he spoke on the bill for the signs being on the City Bills and Claims List. He told all the businesses to keep the faith and to stay strong and to look and do the best that can be done. He spoke on taxes being a major hit on small businesses. He spoke on the format of these remote meetings and the need for the public to be able to telephone in and speak, rather than type in their comments and questions. He spoke on the Mayor advocating for the passage of the 2020-2021 School Board Budget, when he should take a neutral stance. He said to those who have lost their loved ones, he offers his condolences. He said to the hard-workers out there, which includes the City Police Department, Public Health Nurses, Department of Public Works Personnel, Fire Department, Hospital Workers, and all the small business owners and essential workers, "God bless you" and that everyone will get through this at some point. He said to be patient and to do your best.

Councilmember Erin Delaney spoke on the potential of City Council Meetings being on "Zoom", and whether the public would be able to call in during the meeting. She spoke on the 2020 Road Program and the proposed listing of the roads to be improved on the City Website. She spoke on the need to improve Harrison Avenue and the need for the DPW to fill potholes in a timely manner. She congratulated City Manager Duch on being named Chair of the Bergen County Community Development Block Grant Committee, which she said is a testament to him and which will be beneficial to the City. She questioned if the scheduled June 27th City Shred Day is going to be cancelled. She spoke on the proposed advertisement for the position of City Recreation Director in the New Jersey State League of Municipalities Magazine. She questioned Tana Raymond's assertion, during the "Citizens and Taxpayers" portion of this meeting, of Councilmembers allegedly having public dinners with developers, when restaurants are closed due to the Coronavirus Pandemic. She spoke on this City Council being the most transparent in City History with Council Meetings being broadcast on Cablevision, Verizon, the City Website, You Tube, Microsoft Teams, and being available on certain platforms 24 hours a day and 7 days a week. She said that to assert otherwise is laughable. She thanked everyone on the front lines, those volunteering and keeping the positivity of the community going, because she said that it is truly appreciated. She concluded by telling everyone to "Stay safe, God bless you, and we will get through this together".

Deputy Mayor Joseph Delaney said that the City Council in the past never did what is being done right now in regard to transparency. He said that there have never been so many opportunities for the public to watch and listen to Garfield City Council Meetings, as there are now. He spoke on comparing what Garfield is doing compared to other municipalities. He spoke on School Taxes, in regard to the proposed PILOT Agreements. He said that the proposed PILOT Agreements will not hurt the children in the City School System. He spoke on paying, with his own money, for signs for Garfield to Stay Safe. He spoke on the Mayor and City Manager putting out robo-calls. He wished all the mothers a "Belated Mother's Day". He spoke on the need for residents to participate in the 2020 Federal Census. He thanked everyone who voted in today's Vote By Mail Board of

COUNCILMEMBER COMMENTS

Education Election. He thanked everyone involved in regard to the Global Pandemic that the City is experiencing.

Mayor Rigoglioso said that the City picked up the tab for Maschio's Food Service to feed 80 seniors a day, for four weeks straight, while the seniors were not allowed out due to the Pandemic, and that Maschio's Food Service was picking up the tab from that point forward. He spoke on the taxes paid by the Venetian Restaurant located on River Drive. He said that the City Council is more transparent than ever before. He spoke on the Request For Proposals process, and he questioned the need to request RFPs, if the developer already owns the piece of property under consideration for Redevelopment. He spoke on the lease for the Police Station to be temporarily housed at 160 Belmont Avenue. He spoke on his remarks about the 2020-2021 School Budget. He acknowledged local businesses helping out the community during these challenging times. He spoke on 6th grade student Brianna Geer donating her Birthday money for the purchase 395 "N95 masks", which were donated to Strangers Helping Strangers, which were delivered yesterday to Hackensack University Medical Center. He spoke on Middle School student Antonio Prentovski, who read 44 books, the most by any Garfield Middle School student ever, and he is scheduled to receive an award from the Board of Education for this endeavor. He spoke on his hope that the Garfield Free Public Library would be opened soon. He spoke on the need to get people to participate in the 2020 Federal Census. He spoke on Bergen County being a "hot spot" for this Coronavirus and he told people to stay safe. He spoke on Schools hopefully opening up in September. He spoke on the State of New Jersey gradually opening up as time goes by, and how the economy has taken a hit. He said that that is why these Redevelopment Projects are so important.

ADJOURNMENT

At 9:25 PM, there being no further business, Councilmember Erin N. Delaney moved to adjourn the meeting. Councilmember Calandriello duly seconded the motion.

On call of roll, Ayes 5